



BRISTOL CITY COUNCIL

Silverthorne Lane Conservation Area Consultation

The Civic Society welcomes the proposed Conservation Area for the Silverthorne Area. This is a fascinating area characterised by the historic industrial land uses and historic routes. With increasing development pressures in this part of the City designation of the Conservation Area will assist in a proper assessment of the heritage assets as schemes come forward.

Indeed, we urge the City Council to move to the speedy designation of this Conservation Area bearing in mind the development pressure in the area. It will provide a more solid foundation for addressing conservation issues in the area.

Of particular interest in the proposed Conservation Area are the nineteenth century pennant boundaries which add character to Silverthorne Lane and Gas Lane yet provide a challenge in the provision of attractive pedestrian routes in the future. The report talks of “selective adaptation of the boundaries” which will indeed be an interesting design challenge. The Society organised study tours to the area during 2020 and members were struck by the unusual nature of the walls which, whilst having great historic interest, also give a somewhat overpowering and unfriendly feeling to this part of the Conservation Area. It will be important to balance the historic significance of place as land use changes and we support the desire to have “creative and innovative design responses”. Particularly on Gas Lane, which we understand is to be designated a route primarily for walking and cycling.

The Society did submit comments on an earlier version of the document and many of these comments have been addressed. However, we did note that the 'challenges and opportunities' part of the document seems very high level. We made the comparison with the Shirehampton Conservation Area document. We suggest that additional work on challenges and opportunities would improve the content of the document.

We also drew attention to the three buildings in the block bounded by Gas Lane, Freestone Road and Kingsland Road which are deemed to be character buildings. It is difficult to see why they are designated so. Further explanation is required.

Finally, we have identified a typo - on page 18 numbers 10 and 11 on the accompanying diagram are not explained.

February 16th 2021